

Proposed Zoning Amendments 2018 As recommended by the Barrington Planning Board January 16, 2018

INDEX/ TITLE	Barrington Zoning Map																											
Proposed	<p>To change the zoning of the following lots from Town Center District (TC) to Village District (V)</p> <p>Map 234 Lot 57.1 Timothy H. & Mary E. Graff 140 Oak Hill Rd. Barrington Map 234 Lot 57 Marla L. & Mark J. Lemos 1164 Ocean BLVD Rye, NH 03870 Map 234 Lot 57.2 Edward Lemos 1995 Trust & Broad View Farm 138 Oak Hill Road Map 234 Lot 62 Robert J. & Susan A Stibler Co-TRS RevTr 88 Oak Hill Road Barrington Map 234 Lot 63 Howard & Phyllis Mixon 82 Oak Hill Road Barrington Map 234 Lot 64 Dana & Celeste Martel 76 Oak Hill Road Barrington Map 234 Lot 65 Douglas S & Marie-Andre Cleary 68 Oak Hill Road Barrington Map 234 Lot 66 Marie-Andre R & Douglas S Cleary TRS REV TR Oak Hill Road Map 234 Lot 79 Edward Kay 21 Littleworth Road Dover, NH 03820 Map 234 Lot 77 David & Glenda Henderson 1273 Winged Foot Lane Denver, NC, 28037</p>																											
Purpose	To support the development of a mixture of single family & multifamily development in close proximity to the Town Center. Village District also allows for commercial development.																											
	By a vote of (7) in favor and (0) opposed the Board unanimously recommended this article.																											
Legend	Deletions: Denoted by Strikethrough Insertions: Denoted by <i>Italics</i>																											
Index	4.1.3(1)																											
Existing/ Proposed	<p>The parcel must have at least fifty (50) feet of frontage on an existing Class V or better road.</p> <p>The backlot(s) parcel <i>must collectively have</i> at least fifty (50) feet of frontage on an existing Class V or better road <i>or an existing or new-road built to the standards of the Barrington Subdivision Regulations.</i></p>																											
Purpose	Make consistent with interpretation. Allows for the creation of backlots on Class V or better roads or an existing or new-road built to the standards of the Barrington Subdivision Regulations. For residential subdivisions, up to two (2) back lots may be allowed, notwithstanding the frontage requirements specified in the Table of Dimensional Standards.																											
	By a vote of (5) in favor and (1) opposed the Board recommended this article.																											
Index / Title	<p>Article 19.....APPENDIX Table 1: TABLE OF USES</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th colspan="7" style="text-align: center;">TABLE 1: TABLE OF USES (Sheet 1 of 4)</th> </tr> <tr> <th style="width: 25%;"></th> <th style="width: 12.5%;">General Residential (GR)</th> <th style="width: 12.5%;">Neighborhood Residential (NR)</th> <th style="width: 12.5%;">Village (V)</th> <th style="width: 12.5%;">Town Center (TC)</th> <th style="width: 12.5%;">Regional Commercial (RC)</th> <th style="width: 12.5%;">Highway Commercial District Overlay (HCO)</th> </tr> </thead> <tbody> <tr> <td><i>Self-Storage Facility</i></td> <td style="text-align: center;">-</td> <td style="text-align: center;">-</td> <td style="text-align: center;">-</td> <td style="text-align: center;">-</td> <td style="text-align: center;"><i>P</i></td> <td style="text-align: center;">-</td> </tr> </tbody> </table>							TABLE 1: TABLE OF USES (Sheet 1 of 4)								General Residential (GR)	Neighborhood Residential (NR)	Village (V)	Town Center (TC)	Regional Commercial (RC)	Highway Commercial District Overlay (HCO)	<i>Self-Storage Facility</i>	-	-	-	-	<i>P</i>	-
TABLE 1: TABLE OF USES (Sheet 1 of 4)																												
	General Residential (GR)	Neighborhood Residential (NR)	Village (V)	Town Center (TC)	Regional Commercial (RC)	Highway Commercial District Overlay (HCO)																						
<i>Self-Storage Facility</i>	-	-	-	-	<i>P</i>	-																						

Purpose	To add to the Table of Uses Article 19, newly identified use, Self-Storage Facility in the Regional Commercial Zoning District.
	By a vote of (7) in favor and (0) opposed the Board unanimously recommended this article.

Index <i>Article 18 Definitions</i>	
New	<i>Self-Storage Facility A facility that rents space on a short-term basis to individuals or businesses. The rented spaces are secured by the tenant's own lock and key. Unlike in a warehouse, self-storage facility employees do not have casual access to the contents of the space.</i>
Purpose	<i>To add a definition of Self-Storage Facility</i>
	By a vote of (6) in favor and (1) opposed the Board recommended this article.
Index <i>Article 18 Definitions</i>	Definition of Street
Existing	A road, thoroughfare or way that affords the means of access to adjacent lots and is devoted to vehicular travel, and measured from property line to property line. It includes any street, avenue, road, lane, viaduct, boulevard, alley, highway or other way, whether public or private.
New	A road, thoroughfare or way that affords the means of access to adjacent lots and is devoted to vehicular travel, and measured from property line to property line. It includes any street, avenue, road, lane, viaduct, boulevard, alley, highway or other way, whether public or private. <i>It includes a street shown on a plat approved by the Planning Board; is approved by other official action; or is shown on a plat duly filed and recorded at the Strafford County Registry of Deeds prior to the authority of the Planning Board to approve subdivisions; includes the land between street lines, whether improved or not.</i>
Purpose	To revise the definition of Street to clarify what is included within the term.
	By a vote of (4) in favor and (2) opposed the Board recommended this article.

Petitioned Articles

Petitioned Article #1 – Shall zoning ordinance 9.5(1) (wetland buffer area required”) require a buffer area of 100 feet, and shall 9.5(2) require a buffer area of 150 feet for Prime Wetlands?

By a vote of (5) in favor and (1) opposed the Board does not recommend this article.

Petitioned Article #2 – Shall zoning ordinance 4.1.3 (“backlot subdivisions”) and subdivision regulation 11.2.4 (“backlots permitted”) be repealed?

By a vote of (5) in favor and (1) opposed the Board does not recommend this article.